

IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT  
IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION

US BANK NATIONAL ASSOCIATION  
AS TRUSTEE,  
Plaintiff,

CASE NO: 10003260CI-007

vs.  
KRISTI S. HILL; MORTGAGE ELECTRONIC  
REGISTRATION SYSTEMS, INCORPORATED  
AS NOMINEE FOR EQUIFIRST CORPORATION;  
UNKNOWN SPOUSE OF KRISTI S. HILL;  
UNKNOWN TENANT(S); IN POSSESSION OF  
THE SUBJECT PROPERTY,

Defendant(s).

---

**STIPULATION AND CONSENT JUDGMENT**

PLAINTIFF, US BANK NATIONAL ASSOCIATION AS TRUSTEE, (hereinafter referred to as "Plaintiff"), and Defendant, KRISTI S. HILL, hereby agree to consent to entry of final summary judgment to the instant foreclosure action and would state as follows:

WHEREAS, Defendant, Kristi S. Hill, admits that she is in default concerning the Promissory Note and Mortgage, that is the subject of this action, for failure to make the November 1, 2009 payment and all subsequent payments due thereafter.

WHEREAS, by reason of said default, the Plaintiff has elected to declare the subject note and mortgage due and payable in full at once and thus initiated the instant foreclosure action.

WHEREAS, the Parties have agreed to the following:

1. The Defendant, Kristi S. Hill, does hereby consent to final summary judgment of foreclosure.

2. The Plaintiff does hereby agree to waive any right to pursuit or collection of a deficiency, if any, on the Note and hereby agree to cause the subject Promissory Note to be cancelled following the issuance of the certificate of title.

3. By executing this Agreement, Defendant hereby agrees to waive any rights to contest the foreclosure or maintain any claims and/or counterclaims relating thereto, and have relinquished any claims or defenses against Plaintiff, or its successors or assigns.

4. Each of the parties has given full and mature thought and consideration to the making of this agreement and all obligations contained herein. Each of said parties has had the advice and benefits of legal counsel retained by them. The Defendant warrants that the Plaintiff's attorney has in no way counseled or advised them. The Defendant furthermore represents that she is not under duress, has not been coerced, is of sound mind, and has been made no promises not contained within this agreement.

By: Kristi Allen  
Kristi Allen f/k/a Kristi S. Hill  
Defendant

Date: 10-17-11

By: [Signature]  
Benjamin Hillard, Esq.  
FL BAR # 0764361  
Attorney for Defendant  
CASTLE LAW GROUP  
13143 66th Street N.  
Largo, FL 33773

Date: 10-29-11

By: [Signature]  
Melissa Murus  
FL BAR # 039471  
Attorney for Plaintiff  
Robertson, Anschutz & Schneider, P.L.L.C.  
6409 Congress Avenue, Suite 100  
Boca Raton, FL 33481

Date: 10/21/13

Plaintiff's File Number: 10-06076